

Skagit County Auditor

\$75.00

4/24/2017 Page

1:51PM

SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX 20171675 APR 24 2017

> Amount Paid \$ 3849, 80 Skagit Co. Treasurer By Waller Deputy

When Recorded, Return to:

Khaled Saad and Lisa Benton-Saad 1901 Riverside Drive Mount Vernon, WA 98273

CHICAGO TITLE 620030242

RECEIVER'S QUIT CLAIM DEED

Grantor: Pacific Realty Advisors, LLC, a Washington limited liability company as receiver for the real property at 17862 State Route 536, Mount Vernon, Washington, tax parcel no. P22554/340324-0-037-0105, legally described herein, and owned by Luther D. Wilson and Lyhea H. Wilson, and their marital community

Grantees: Khaled Saad and Lisa Brenton-Saad, husband and wife

Legal description: Attached as Exhibit A. Lot 2. SCSRNO. 68-79

THE GRANTOR Pacific Realty Advisors, LLC, a Washington limited liability company, as receiver for the real property at 17862 State Route 536, Mount Vernon, Washington, tax parcel no. P22554/340324-0-037-0105, legally described herein, and owned by Luther D. Wilson and Lyhea H. Wilson, and their marital community, for valuable consideration, the receipt and sufficiency of which are hereby acknowledged, conveys and quit claims to Khaled Saad and Lisa Brenton-Saad, the above described real estate, situated in the County of Skagit, state of Washington, together with all after acquired title of the Grantor therein.

DATED this // day of April, 2017.

PACIFIC REALTY ADVISORS, LLC

John P Rader

Its Managing Member

STATE OF WASHINGTON)

COUNTY OF KING

On this day personally appeared before me John P. Rader, to me known to be the Managing Member of Pacific Realty Advisors, LLC, the Washington limited liability company that executed the foregoing instrument, and acknowledged such instrument to be the free and voluntary act and deed of such entity, for the uses and purposes therein mentioned, and on oath stated that he was duly authorized to execute such instrument.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 1144 day of April, 2017.

RACHEL C NORAMBUENA NOTARY PUBLIC STATE OF WASHINGTON

Printed Name

Rachel C. Novambuena

NOTARY PUBLIC in and for the State of

ville Call & roundle cera

Washington, residing at

Issagnah

My Commission Expires

3/14/2021

Exhibit A

Assessor's Tax Parcel No.: P22554/340324-0-037-0105

Tract 2 of SKAGIT COUNTY SHORT PLAT NO. 68-79, approved August 9, 1979, and recorded August 17, 1979, in Volume 3 of Short Plats, page 166, under Auditor's File No. 7908170009, being a portion of the NE ¼ of the NE ¼ of Section 24, Township 34 North, Range 3 East, W.M.;

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities as described instruments recorded April 21, 1999 under Auditor's File Nos. 9904210088 and 9904210090

Situated in Skagit County, Washington

Subject to: All covenants conditions, restrictions, reservations, agreements and easements of record, if any.